

**NEATH PORT TALBOT COUNTY BOROUGH COUNCIL
CYNGOR BWRDEISTREF SIROL CASTELL-NEDD PORT TALBOT**

**TOWN AND COUNTRY PLANNING ACT 1990
THE TOWN AND COUNTRY PLANNING (DEVELOPMENT MANAGEMENT
PROCEDURE) (WALES) ORDER 2012**

APPROVAL OF NON-MATERIAL AMENDMENT

Name and address of the applicant

Mr Martin Joyce
1 Wilderness Mews
London
SW4 0NE

Name and address of the agent

Dominic Phillips
Richard Andrews Architects Ltd
Suite 2.3
The Estates Office
25-26 Gold Tops
Newport
NP20 4PG

DATE REGISTERED: 25 November 2025

APPLICATION NO: P2025/0829

LOCATION: 92-94 Park View Care Home , Gnoll Park Road, Neath, SA11
3DD

PROPOSAL: Non-material amendment to wording of condition 3 (foul water
drainage scheme) of P2020/0626 granted on 27.11.20 to allow
for the scheme to be submitted prior to construction of any of
the approved extensions and groundworks (as opposed to prior
to any development)

NEATH PORT TALBOT COUNTY BOROUGH COUNCIL as the Local Planning Authority
in pursuance of its power under the above mentioned Act and Order hereby determines that
the amendments are non-material and allows the application.

Signed: 
Ceri Morris – Head of Planning & Public Protection

Date: 26 November 2025

Important Notes:

(1) This decision is in relation to those amendments contained within the application only
and in all other regards the approved development shall be constructed in accordance with
the host planning application